

**Lake Ripley Management District
Meeting Minutes
June 21, 2008**

I. Call to Order & Roll Call

The Lake Ripley Management District (LRMD) convened its regular monthly Board meeting at the Oakland Town Hall on June 21, 2008. Chairman Molinaro called the meeting to order at 8:00 a.m. and asked Secretary Jacobsen-Brown to take roll. Board members present: Mike Sabella, John Molinaro, Gene Kapsner, Jane Jacobsen-Brown, Walt Christenen, Dennis McCarthy, and Georgia Gomez-Ibanez. Also present were Paul Dearlove (LRMD Lake Manager), Kent Brown, Debbie and Richard Kutz, Jay Settersten (Cost-share Review Committee), Jean Clark and Lenore Keating.

II. Public Comment

There were no public comments.

III. Minutes of Last Meeting

Minutes of the 5/10/08 meeting had been previously distributed for the Board's review. *Sabella moved for approval of the 5/10/08 minutes without additions or corrections, and was seconded by Kapsner. Motion carried 7-0.*

IV. Treasurer's Report

Sabella presented his Treasurer's report for the one-month period ending May 31, 2008. A copy of the report and a transaction listing were distributed for the Board's consideration. Total receipts for the period were \$288.44, consisting of \$191.44 in interest, and a \$97.00 room-sharing reimbursement for a recent lakes conference. Disbursements for the period were \$9,330.90. The transaction listing showed individual disbursements, which consisted mainly of staff wages, board stipends, a \$1,200 prairie burn, and general administrative expenses. Asset balances included \$200.00 in petty cash, \$103,434.65 in checking, and \$97,602.88 in an investment account. Sabella noted that the bank certificate of deposit was set to mature today (6/21/08) with anticipated interest of \$2,166. Donations received during the one-month period included \$500.00 for land acquisition, \$1,000.00 for floodplain analysis, and \$150.00 for unrestricted use. *Kapsner moved to accept the treasurer's report, and was seconded by McCarthy. Motion carried 7-0.*

V. Lake Manager's Report

Dearlove distributed and reviewed a summary report and office phone logs highlighting his activities since the last meeting. Highlights included the following:

- Completion of the 5/10/08 litter cleanup
- Production and distribution of the Ripples newsletter
- Implementation of the Andersen shoreline restoration
- Evaluation of proposed cost-share projects with Board subcommittee
- Moving of weed-harvesting equipment back to the lake to begin summer operations
- Planning and implementation of rain garden workshops and native plant sale
- Outlet inspection and coordination meeting with floodplain consultant and county surveyor
- DNR confirmation of \$172,617 Lake Protection Grant award for public land purchase
- Coordination of limited-scale carp harvest
- Flood-response actions, including media blitz relating to the emergency no-wake order

Dearlove also listed a number of near-term priorities, including: initiating the consultant-directed floodplain study; starting summer weed-harvesting operations; sending thank you cards to donors and workshop instructors; resuming outreach to potential land-acquisition donors; commissioning a second property appraisal for the public land purchase; helping to prepare a proposed budget and Annual Meeting agenda; producing a shoreland restoration sign for Town of Oakland; meeting with DNR to resolve shoreline erosion-control strategy and permitting concerns; investigating maintenance and operation orders filed with DNR for the outlet dam; and developing a management-planning outline and schedule of related activities for Board input.

VI. Old Business

A. Appoint weed-harvesting oversight committee

As advised in the recently adopted Operations Plan and at Dearlove's request, Molinaro discussed his interest in appointing a three-member oversight committee. The objective of the committee was to accompany Dearlove on periodic lake tours to check on weed-growth conditions, assess program performance, and make recommendations. ***Sabella, Jacobsen-Brown and McCarthy volunteered to serve on the committee and were appointed by Molinaro.*** It was agreed that the committee would meet out on the lake with Dearlove and, if possible, one of the operators at least once per month—preferably around a regularly scheduled board meeting. Molinaro indicated that all meetings must be properly noticed at least 24 hours in advance. He also said he would be open to expanding the committee at a later date by adding a couple citizen members.

B. Status of proposed floodplain study

Molinaro reviewed why a floodplain study was needed, and what it would entail. He said he attended Tuesday's Town meeting to request financial assistance from the Town. He was pleased to report that the Town approved contributing \$1,000 toward the effort. He said an additional \$2,000 was authorized by the Town Board if a pledged donation from the Cambridge State Bank did not materialize. Molinaro next requested that \$1,000 be taken from the District's contingency fund to cover the remaining amount so a contract could be signed with Montgomery Associates. ***Sabella moved to authorize the \$1,000 contingency fund disbursement for the floodplain study, and was seconded by Jacobsen-Brown. Motion carried 7-0.*** Secretary Jacobsen-Brown signed the low-bid contract with Montgomery Associates so the study could proceed. Dearlove said he received a 5/23/08 email from Robert Davis (DNR) confirming that the methodology outlined in the Montgomery proposal had been accepted by the Department.

VII. New Business

A. Cost-share committee recommendations (Sylvan Mounds 1st Addition shoreline protection; Sylvan Mounds II bioengineering repair; W9359 Bluff Ln. rain gardens; Hoard-Curtis Scout Camp shoreline protection and access road stabilization; N4063 Marina Ln. rain garden; rain garden funding policy.)

Molinaro and Dearlove summarized the above project proposals and associated committee recommendations. It was noted that the committee—consisting of Molinaro and Settersten, with Dearlove serving as technical advisor—met on 6/10/08 to conduct site visits, meet with the landowners, and attempt to score each of the projects. Committee meeting minutes and completed scoring sheets were distributed. Debbie Kutz, representing Sylvan Mounds 1st Addition, and Jean Clark, representing the Bluff Ln. project, were both in attendance. Each spoke briefly regarding the need for their respective projects and their intentions for working with the District to address the problems. Based on the scoring, cost sharing was recommended by the committee for the Sylvan Mounds 1st Addition project (score = 9) and W9359 Bluff Ln. project (score = 12). The N4063 Marina Ln. project (score = 7) failed to score high enough to move out of committee, mainly because site conditions already kept runoff contained on the property. Molinaro explained that the Hoard-Curtis and Sylvan Mounds II projects could not be fully evaluated at the time due to high water conditions that limited access and visibility. With respect to the Sylvan Mounds II shoreline, Molinaro said it could not be ascertained at the time whether the apparent erosion was the result of a strategy failure, maintenance failures, or was symptomatic of high water.

Board discussion ensued as to how project costs are estimated, and whether caps or other cost-containment measures were needed for approved projects. Policy decision: It was agreed that projects would receive preliminary approval based on their merit via the committee scoring system. However, final approval would come only after formal bids were obtained by the landowner and submitted for Board review. Between meetings and in order to prevent unnecessary project delays, Dearlove said he could move forward with assisting landowners in developing project plans, preparing permit applications, and securing contractor bids.

The Sylvan Mounds 1st Addition and W9359 Bluff Ln. projects were both accepted for cost-share consideration pending Board review of final bids. The Sylvan Mounds 1st Addition project was to include the installation of riprap for shoreline-protection purposes. The W9359 Bluff Ln. project was to include two rain gardens and the installation of turf-reinforcement matting at the drainage pipe outlet.

Dearlove then reviewed the committee's policy recommendation for cost-sharing rain garden projects. The recommendation was to offer rebates up to a maximum of \$250 for the installation of new rain gardens. This would involve a pre-installation inspection to verify site suitability, and a post-installation inspection to confirm that all minimum specifications are satisfied. The purpose of the proposal was to be able to offer incentives for a larger number of small-scale rain garden projects, but at a smaller overall expense to the District. Molinaro asked that the Board give consideration to the proposal and come prepared to discuss at the next meeting.

B. Emergency slow-no-wake order and high-water conditions

Molinaro noted that an emergency slow-no-wake order was put into effect by Kapsner (Town Chair) on 6/9/08 due to extreme flooding and high-water conditions. The order was then lifted on 6/20/08 after Kapsner and Molinaro conferred and felt that hazardous conditions had sufficiently subsided. To increase public awareness of future no-wake orders, Molinaro said that orange flags would be purchased and flown at a few locations around the lake while any such order is in effect. This would be in addition to the usual boat-launch postings and public service announcements. Jacobsen-Brown said she speaks on behalf of her fellow property owners down on Sleepy Hollow Rd. in challenging the decision to lift the order so soon. She said a number of shorelines and piers were still under water and would now be vulnerable to damages caused by boat wakes. Sabella said it was the District's responsibility to protect the lake and the shoreline, and that it may be premature for the District to advise removing the order as long as any shorelines remain jeopardized. Molinaro responded that better guidelines may be needed and could be explored.

VIII. Correspondence

- 5/23/08 e-mail from Robert Davis of the DNR relating to his review and approval of the Montgomery Associates floodplain study proposal.
- 6/9/08, 6/12/08 and 6/20/08 Lake Ripley E-Bulletins relating to the flooding situation and emergency slow-no-wake order, a recent fish kill, and a general reminder about the upcoming rain garden workshops and native plant sale.

IX. Closed Session [as per Wis. Stats. Sec. 19.85(1)(e) to deliberate or negotiate the purchase of public properties, and as per Sec. 19.85(1)(c) for considering employment, promotion, compensation, and performance evaluations of employed personnel]

Sabella moved to enter into Closed Session at 9:32 a.m. as per the above-referenced statutory authorizations. Motion was seconded by McCarthy. Motion carried by a unanimous roll call vote.

Following Closed Session, Sabella moved to return to Open Session at 10:00 a.m., and was seconded by McCarthy. Motion carried by a unanimous roll call vote.

XI. Adjournment

Kapsner moved for adjournment at 10:00 a.m., and was seconded by Jacobsen-Brown. Motion carried 7-0. Meeting adjourned. Next meeting: July 19, 2008.

Respectfully Submitted,

Jane Jacobsen-Brown, Secretary

Date

Recorder: PDD

CLOSED SESSION MINUTES (6/21/08)

In attendance: Gene Kapsner, Georgia Gomez-Ibanez, Dennis McCarthy, Mike Sabella, Walt Christensen, John Molinaro and Jane Jacobsen-Brown.

Sec. 19.85(1)(c)

Consideration of request by Dearlove to telecommute from home one day per week due to historically high gas prices. Board approved request on a temporary basis, perhaps until September. Date left open.

Sec. 19.85(1)(e)

Option contract to buy land extended to October 31, 2008. Grant money from DNR will come by August. Molinaro estimates shortfall of between \$30,000 and \$40,000. Sabella suggests we could borrow and budget to pay back the loan over the next 3-5 years. Seller could potentially accept a bargain sale to use as a capital gains deduction. Another appraisal would likely come in under \$5,900/acre. Molinaro indicates we need to negotiate price with seller. Will call Friends of the Preserve to schedule another fundraising-strategy meeting. Molinaro to send appeal letter with self-addressed donation envelope to all LRMD residents by end of June to solicit funds.